

# LEGEND

0.00	= ELEVATION	S.I.R.	= SET IRON ROD
DRWY.	= DRIVEWAY	P.O.C.	= POINT OF COMMON-CEMENT
U.P.	= UTILITY POLE	F.N.	= FOUND NAIL
B.O.B.	= BASIS OF BEARINGS	P.T.	= POINT OF TANGENCY
A/C	= AIR CONDITIONING PAD	E.N.C.	= ENCROACHMENT
A	= ARC DISTANCE	F.H.	= FIRE HYDRANT
BLDG.	= BUILDING	F.I.P.	= FOUND IRON PIPE
C.B.	= CATCH BASIN	F.I.R.	= FOUND REBAR
C.B.S.	= CONCRETE BLOCK STRUCTURE	L.F.E.	= LOWEST FLOOR ELEVATION
CH.	= CHORD DISTANCE	L.P.	= LIGHT POLE
C	= CALCULATED	(M)	= MEASURED
(C)	= CLEAR	(R)	= RECORD
CL	= CENTER LINE	OUL	= OVERHEAD UTILITY LINE
CONC.	= CONCRETE	P.I.	= POINT OF INTERSECTION
P.R.C.	= POINT OF REVERSE CURVE	W/F	= WOOD FENCE
P.C.	= POINT OF CURVATURE	-X-	= CHAIN LINK FENCE
F.N.D.	= FOUND NAIL/DISK	C.B.S. WALL	= C.B.S. WALL
P.C.C.	= POINT OF COMPOUND CURVE	B/C	= BLOCK CORNER
M/L	= MONUMENT LINE	R	= RADIUS
N.G.V.D.	= NATIONAL GEODETIC VERTICAL DATUM	RAD.	= RADIAL
O.E.	= OVERHEAD ELECTRIC LINE	RES.	= RESIDENCE
P.B.	= PLAT BOOK	R/W	= RIGHT OF WAY
P.C.P.	= PERMANENT CONTROL POINT	SEC.	= SECTION
P.G.	= PAGE	S.I.P.	= SET IRON PIPE
P.O.B.	= POINT OF BEGINNING	STY	= STORY
P/L	= PROPERTY LINE	SWK	= SIDEWALK
N.T.S.	= NOT TO SCALE	UE	= UTILITY EASEMENT
Δ	= CENTRAL ANGLE	Q	= UTILITY POLE

## SURVEYOR'S NOTES

1. The date of completion of original field Survey was on February 14, 2003.

## 2. LEGAL DESCRIPTION:

The North one half of the parcel described as Beginning 466.7 feet West of the Northeast Corner of the Northeast one quarter of the Southeast one quarter of the Section two, Township Fifty Seven and Range Thirty Eight, thence West 470.1 feet; thence South 930 feet; thence East 470.1 feet; thence North 930 feet, to the portion of Beginning, lying and being in Dade County, Florida.

Containing 218,596 square feet 5.02 (Gross Area) acres more or less by calculations.

Property Address: ~~21745 SW 157th Avenue, Miami, Florida 33170~~  
Folio No.: 30-7802-000-0362

## 3. ACCURACY:

The accuracy obtained by measurement and calculation of closed geometric figures was found to exceed this requirement.

## 4. SOURCES OF DATA:

North arrow direction is based on an assumed Meridian.

Bearings as shown hereon are based upon the North property line with an assumed bearing of S 89°23'22" W, said line to be considered a well monumented line.

This property appears to be located in Flood Zone X, as per Federal Emergency Management Agency (FEMA) Community-Panel Number 120635, Map No. 0365, Suffix J, Effective Date: July 17, 1995.

Legal Description furnished by client.

## 5. LIMITATIONS:

Since other information other than what is cited in the Sources of Data were furnished, the Client is hereby advised that there may be legal restrictions on the Subject Property that are not shown on the Survey Map that may be found in the Public Records of Miami-Dade County. The Surveyor makes no representation as to ownership or possession of the Subject Property by any entity or individual who may appear of public record. No excavation or determination was made as to how the Subject Property is served by utilities. No improvements were located, other than those shown. No underground foundations, improvements and/or utilities were located or shown hereon.

Well-identified features as depicted on the Survey Map were measured to an estimated horizontal positional accuracy of 1/2 foot.

## 6. CLIENT INFORMATION:

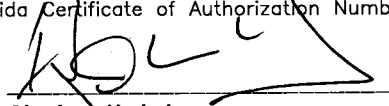
This Boundary Survey was prepared at the insistence of and certified to:

David B. Grayson

## SURVEYOR'S CERTIFICATE:

I hereby certify: That this "Boundary Survey" and the Survey Map resulting therefrom was performed under my direction and is true and correct to the best of my knowledge and belief and further, that said "Boundary Survey" meets the intent of the applicable provisions of the "Minimum Technical Standards for Land Surveying in the State of Florida", pursuant to Rule 61G17-6 of the Florida Administrative Code and its implementing law, Chapter 472.027 of the Florida Statutes.

**HADONNE corp.**, a Florida corporation  
Florida Certificate of Authorization Number LB7097

By:   
**Abraham Hadad**  
Registered Surveyor and Mapper LS6006  
State of Florida

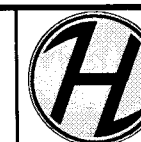
NOTICE: Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to Survey Maps by other than the signing party are prohibited without the written consent of the signing party.

## REVISIONS

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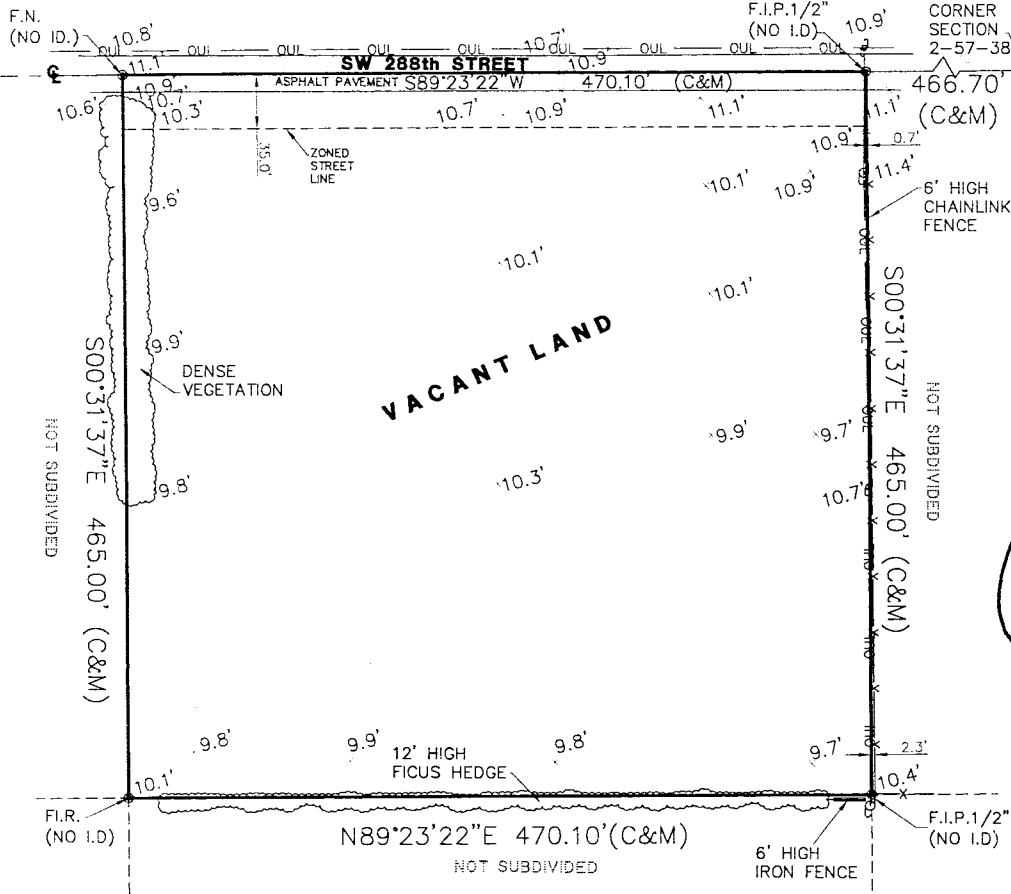
## MAP OF BOUNDARY SURVEY

of  
21745 SW. 157th AVE MIAMI, FLORIDA 33170  
for  
**DAVID B. GRAYSON**



**HADONNE**  
CORP.  
PROFESSIONAL LAND SURVEYORS AND MAPPERS  
13370 SW. 131st STREET SUITE 103, MIAMI FL. 33186  
Phone: 305.266.1188 Fax: 305.207.6845

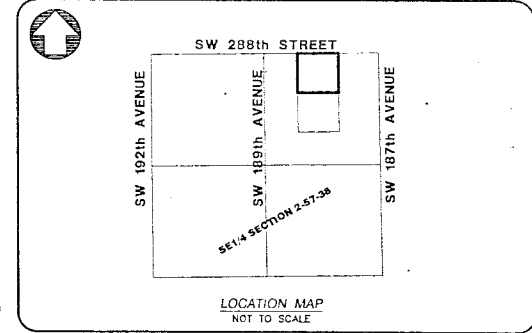
Job No.: 04174  
Field Book: 031-20  
DRAWN BY: AM  
CHECKED BY: AH  
1/1



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**SURVEYOR'S NOTES**

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Folio No.: 30-7802-000-0362
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Well-identified features as depicted on the Survey Map were measured to an estimated horizontal positional accuracy of  $\pm 0.10$  foot.

**6. CLIENT INFORMATION:**

This Boundary Survey was prepared at the insistence of and certified to:

David B. Grayson

**SURVEYOR'S CERTIFICATE:**

I hereby certify: That this "Boundary Survey" and the Survey Map resulting therefrom was performed under my direction and is true and correct to the best of my knowledge and belief and further, that said "Boundary Survey" meets the intent of the applicable provisions of the "Minimum Technical Standards for Land Surveying in the State of Florida", pursuant to Rule 61G17-6 of the Florida Administrative Code and its implementing law, Chapter 472.027 of the Florida Statutes.

**HADONNE corp.**, a Florida corporation  
Florida Certificate of Authorization Number LB7097

By: *Abraham Hadad*  
**Abraham Hadad**  
Registered Surveyor and Mapper LS6006  
State of Florida

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of  
**21745 SW. 157th AVE MIAMI, FLORIDA 33170**  
for  
**DAVID B. GRAYSON**



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PROFESSIONAL LAND SURVEYORS AND MAPPERS  
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Job No.: 04174  
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